

UPPER MERION TOWNSHIP BOARD OF SUPERVISORS
WORKSHOP MEETING
FEBRUARY 3, 2022

The Board of Supervisors of Upper Merion Township met for a Workshop Meeting on Monday, February 3, 2022, in the Township Building. The meeting was called to order at 7:30 p.m., followed by a pledge of allegiance.

ROLL CALL:

Supervisors present were: Tina Garzillo, Greg Waks, Greg Philips and Chairperson Carole Kenney. Also present were: Anthony Hamaday, Township Manager; John Walko, Township Solicitor; Ashton Jones, Township Planner and Leanna Colubriale, Township Engineer. Supervisor Jenaway was absent.

CHAIRPERSON'S COMMENTS:

Chairwoman Kenney stated that an Executive Session was held prior to tonight's Board of Supervisors meeting to discuss litigation.

DISCUSSIONS:

EXETER DEVELOPMENT PLAN PRESENTATION – 555 FLINT HILL ROAD; DEMOLITION OF EXISTING STRUCTURES AND CONSTRUCTION OF DISTRIBUTION/WAREHOUSE FACILITY. APPROXIMATELY 112,500 SQUARE FEET. ZONING DISTRICT: LI LIMITED

EXETER DEVELOPMENT PLAN PRESENTATION – 456-588 SWEDELAND ROAD; DEMOLITION OF EXISTING STRUCTURES AND CONSTRUCTION OF DISTRIBUTION/WAREHOUSE FACILITY. APPROXIMATELY 150,000 SQUARE FEET. ZONING DISTRICT: LI LIMITED INDUSTRIAL

Denise Yarnoff representative for Exeter Property Group introduced her team Tom & Paul. Tom gave a quick explanation of a Class A Distribution Center and Paul explained the proposed zoning plans for both properties at 555 Flint Hill Road and 456-588 Swedeland Road, which will hopefully be presented at the April Planning Commission Meeting. The representatives from Exeter went over some questions about the building, traffic study, and stormwater/sewer issues.

ENVIRONMENTAL ADVISORY COUNCIL – READY FOR 100 & ENERGY
TRANSITION TIMELINE

Zack Davis, Chairman of the Environmental Advisory Council gave an update on energy efficiency in buildings and transportation. He implemented a time line for the Township in using heat pumps, solar energy etc.

VILLAGE AT VALLEY FORGE – PROPOSED SETTLEMENT AGREEMENT
AMENDMENT – REALEN

Mr. Paul Fry and Mr. Marc Kaplan were at the meeting representing Realen. There was a lengthy discussion regarding the parking situation at the village. A traffic survey was conducted by Realen. Mr. Fry handed out printouts showing who is parking where at the apartment buildings in the Village and to show the residents are parking in their designated spaces and not using the retail parking spaces designated for patrons. This survey was conducted to determine if an additional parking garage is needed at the Village for when the new building, whether it is an apartment or office building is built. Mr. Fry stated that in his opinion an apartment building will bring less traffic than an office building.

FEBRUARY BUSINESS MEETING AGENDA REVIEW

Mr. Hamaday, Township Manager, reviewed the draft agenda for the upcoming February 10, 2022 Business Meeting.

ADJOURNMENT:

Board Action:

It was moved by Mrs. Kenney, seconded by Mr. Waks, all voting "Aye" to adjourn the meeting. None opposed. Adjournment occurred at 9:22 pm.

ANTHONY HAMADAY
TOWNSHIP MANAGER

cd
Minutes Approved:
Minutes Entered:

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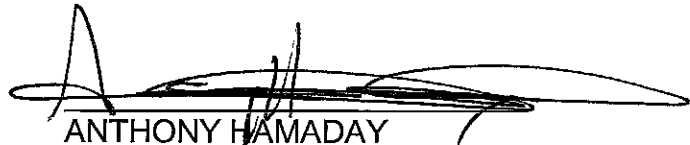
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